

146.0

Map

0003

Block

0001.A

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 838,000 /

USE VALUE: 838,000 /

ASSESSed: 838,000 /

Total Card /

Total Parcel

838,000

838,000

838,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		HILLCREST ST, ARLINGTON

Unit #:

Owner 1: WARTER JAMES R

Owner 2:

Owner 3:

Street 1: 11 HILLCREST STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: N

Postal: 02476

Type:

OWNERSHIP

Owner 1: MOORE PAUL -

Owner 2: FRISCH ALEXANDER -

Street 1: 11 HILLCREST STREET

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .166 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1924, having primarily Stone Exterior and 2222 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7234		Sq. Ft.	Site		0	80.	0.88	9									509,615						509,600	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7234.000	328,400		509,600	838,000
Total Card	0.166	328,400		509,600	838,000
Total Parcel	0.166	328,400		509,600	838,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:	377.14	/Parcel:	377.14

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	328,400	0	7,234.	509,600	838,000		Year end	12/23/2021
2021	101	FV	318,500	0	7,234.	509,600	828,100		Year End Roll	12/10/2020
2020	101	FV	318,200	0	7,234.	509,600	827,800	827,800	Year End Roll	12/18/2019
2019	101	FV	241,900	0	7,234.	477,800	719,700	719,700	Year End Roll	1/3/2019
2018	101	FV	154,600	0	7,234.	395,000	549,600	549,600	Year End Roll	12/20/2017
2017	101	FV	154,600	0	7,234.	363,100	517,700	517,700	Year End Roll	1/3/2017
2016	101	FV	154,600	0	7,234.	331,300	485,900	485,900	Year End	1/4/2016
2015	101	FV	145,500	0	7,234.	324,900	470,400	470,400	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MOORE PAUL,	1392-54		11/5/2010		405,000	No	No		
LOCASCIO MARC	1248-5		2/4/2002		360,000	No	No		
MARTIN JOAN/TRU	1091-4		1/31/1992		163,500	No	No	Y	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
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BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
2/13/2012	137	Manual	4,500					install air system
8/15/2011	860	Addition	109,000					2STORY ADD W/ KIT

ACTIVITY INFORMATION

Date	Result	By	Name
4/24/2018	MEAS&NOTICE	BS	Barbara S
4/6/2009	Inspected	163	PATRIOT
1/29/2009	Measured	372	PATRIOT
4/20/2002	MLS	MM	Mary M
1/25/2000	Inspected	263	PATRIOT
1/4/2000	Measured	163	PATRIOT
1/1/1982		CS	

Sign:

VERIFICATION OF VISIT NOT DATA

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DISCLAIMER

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More: N Total Yard Items: Total Special Features: Total: